

INDUSTRIAL BUILDING *FOR SALE OR LEASE*

1924 FRANK STILES ST, SOUTH EL MONTE, CA 91733



Property Highlights

13,531 SF building

1,320 SF offices

Freestanding building

Two 12'x15' GL doors

Building completely
refurbished

Paved and fenced rear yard

New LED lighting

Quiet cul-de-sac street

\$330

SALE PRICE/SF

\$1.45 GROSS

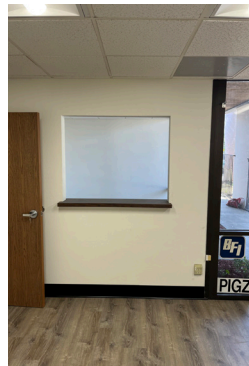
LEASE RATE/SF

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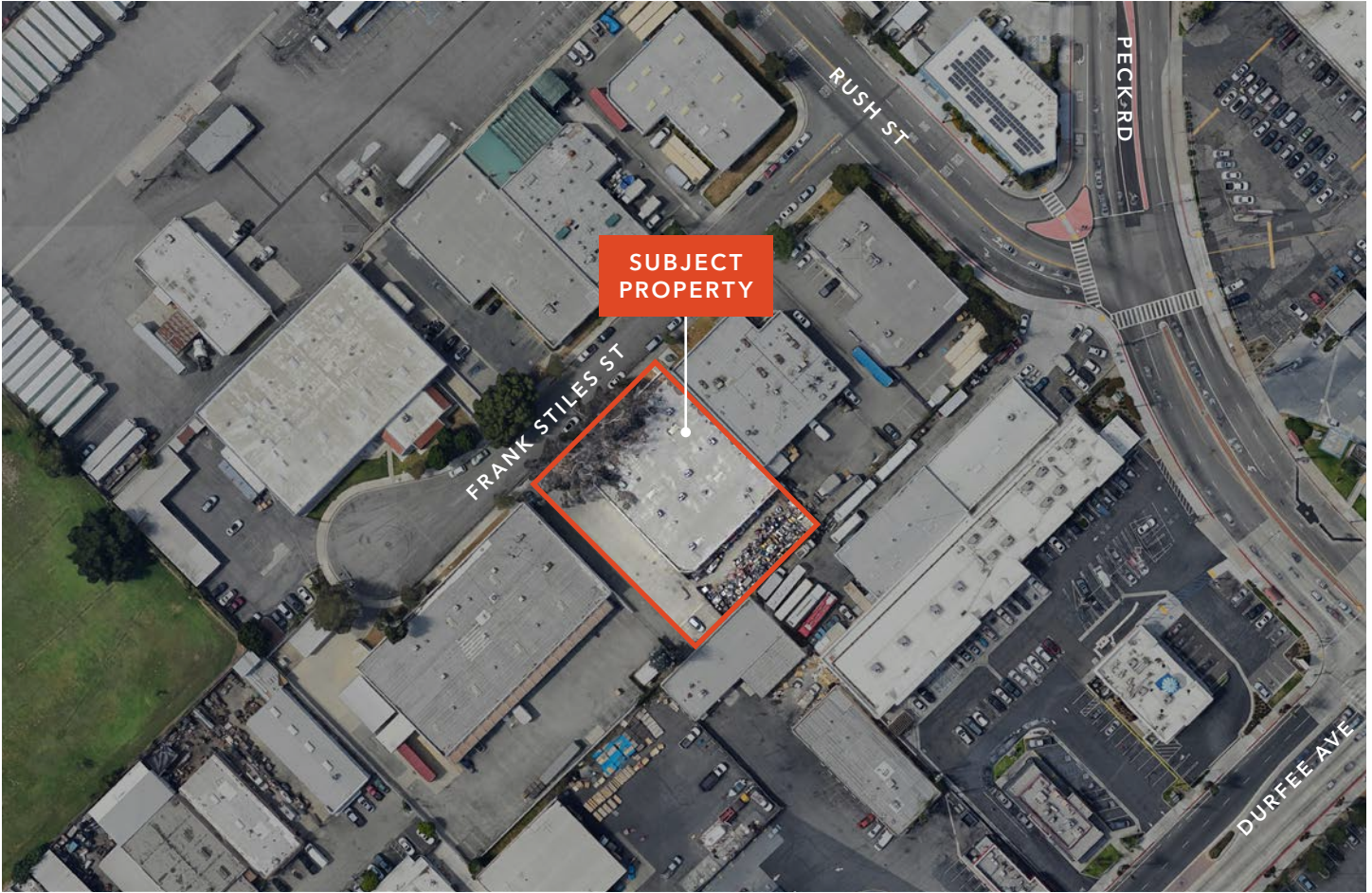
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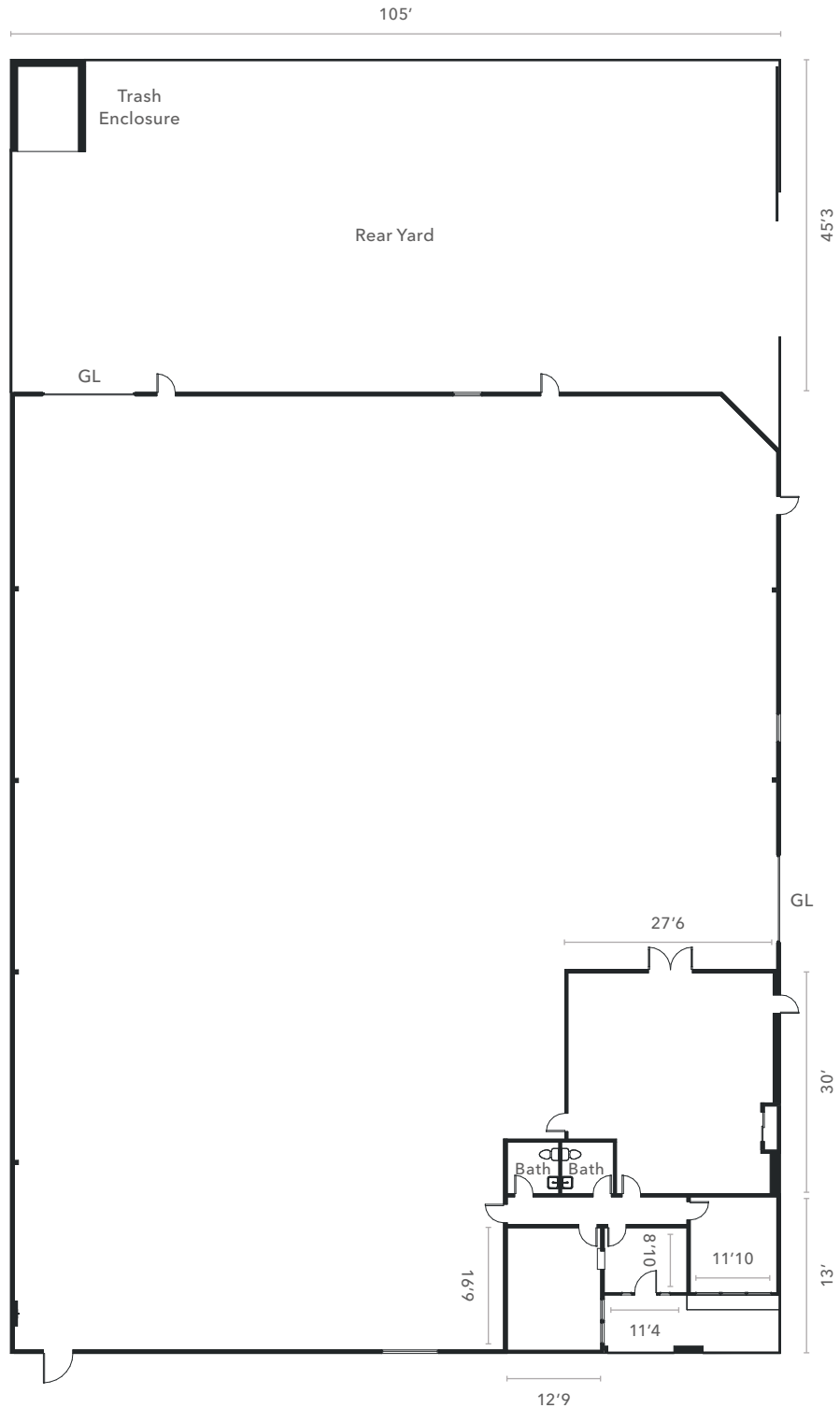


PROPERTY INFORMATION

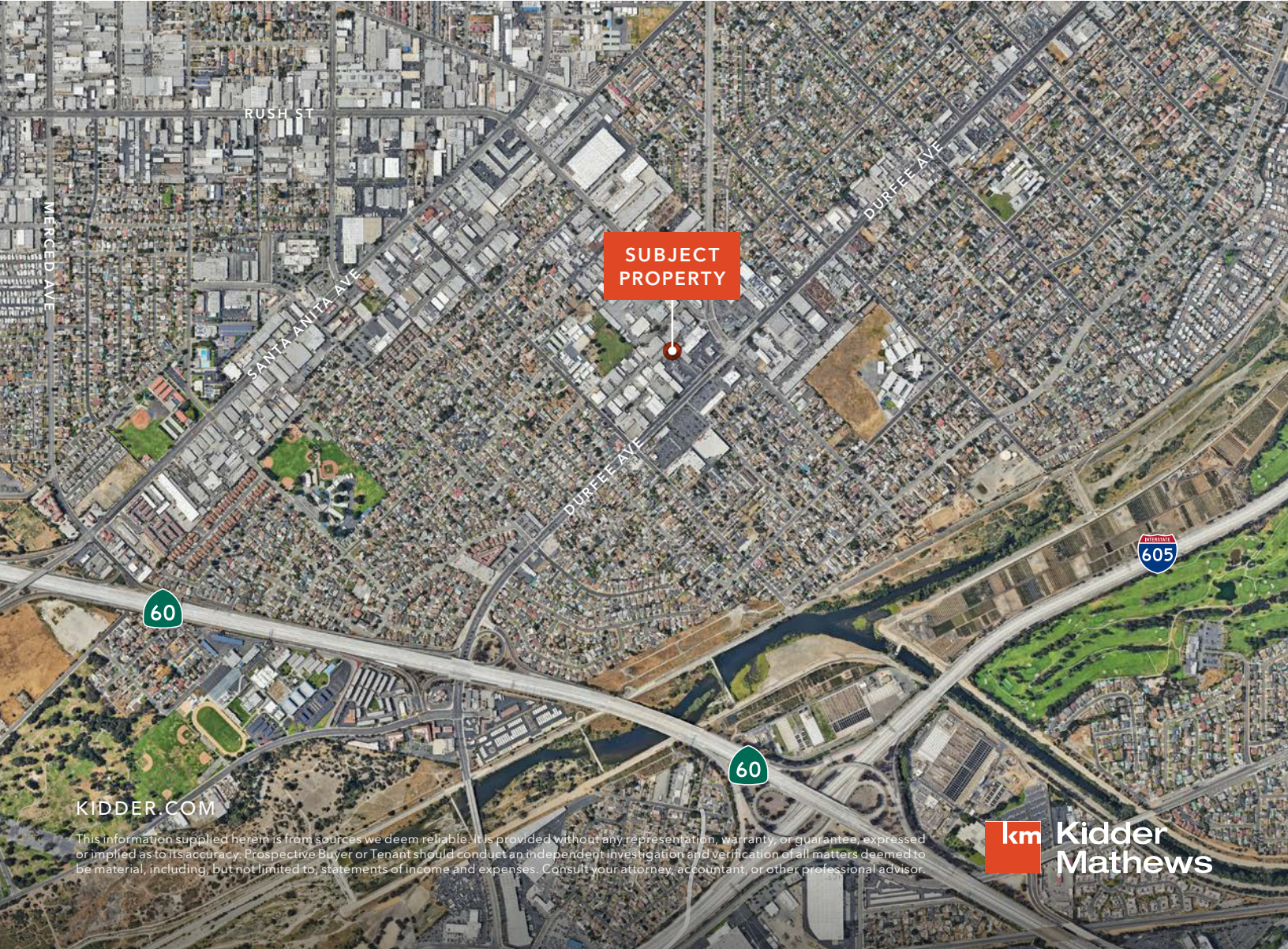
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|----------------|----------------------------|
| SALE PRICE | \$4,465,230 |
| SALE PRICE/SF | \$330 |
| LEASE RATE/MO | \$19,620 |
| LEASE RATE/SF | \$1.45 Gross |
| BUILDING SF | 13,531 SF |
| LAND SF | 26,252 SF |
| OFFICE SF | 1,320 SF |
| CONSTRUCTION | Tilt-wall |
| CLEAR HEIGHT | 15' |
| PARKING SPACES | 14/more possible |
| ZONING | SEM |
| LOADING DOORS | Two 12'x 15' GL |
| POWER | 400A, 120/208V, 3 Phase |
| LIGHTING | LED |
| YARD | Fenced / paved |







FRANK STILES ST



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